

PROJECT HOPE (RALEIGH RESCUE MISSION)

PLANNED UNIT DEVELOPMENT > ENVIRONMENTAL SURVEY + CONCEPT MASTER PLAN

SITE DATA TABLE	
Total Site Area	60.75 acres
Knightdale Zoning	Rural Transition
Proposed Zoning	NMX - PUD
Existing Land Use	Vacant
Proposed Land Uses	Mixed Use
Watershed Classification	Lower Neuse River
Proposed Units	298 (+/- 4.9 DUA)
Single Family	164
Multifamily	134 units
Commercial	0.95 Acres
Property Owner 1	The Raleigh Rescue Mission (PIN # 1764016221)

OPEN SPACE + TREE SAVE + CONNECTIVITY	
Total Open Space Required	8.87 acres (520 sq. ft per bedroom)
Total Open Space Provided	11.38 acres
Passive Open Space Required	4.29 acres (1/2 of total)
Passive Open Space Provided	7 acres
Active Open Space Required	4.29 acres
Active Open Space Provided	4.38 acres
Tree Save Required	3.05 acres
Tree Save Provided	4.4 acres
Connectivity Required	1.5
Connectivity Provided	1.56 (25 links/16 nodes)

WATER ALLOCATION POINTS - RALEIGH RESCUE MISSION	
Proposed Points	55 Points (20 Base Points + 35 Bonus Points)
Gymnasium	10 Points
Fountain in SCM	4 Points
On-Street Public Parking	4 Points (shared)
IPEMA Certified Playground	4 Points (shared)
Clubhouse with full kitchen and over 4000 sq. ft of meeting space	10 Points
Patio more than 3000 sq. ft	3 Points (shared)
Conservation of open space beyond requirement	4.4 acres
Connectivity Required	1.5
Connectivity Provided	1.56 (25 links/16 nodes)

WATER ALLOCATION POINTS - LENNAR SFD PORTION	
Proposed Points	50 Points (15 Base Points + 35 Bonus Points)
Architectural Design Standards	15 Points
Fountain in SCM	4 Points
On-Street Public Parking	4 Points (shared)
IPEMA Certified Playground	4 Points (shared)
Ampitheater	5 points
Patio more than 3000 sq. ft	3 Points (shared)

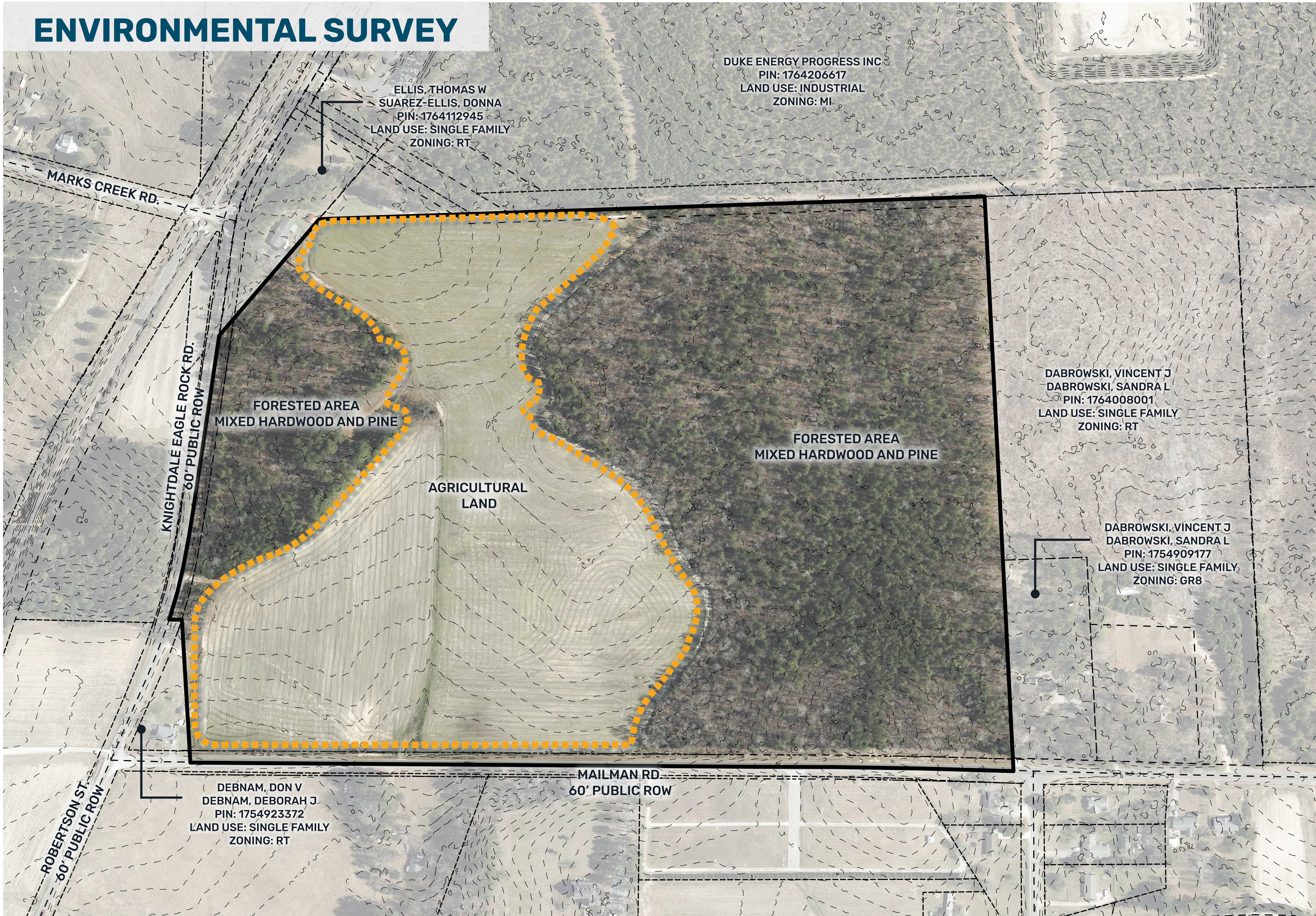


ENVIRONMENTAL SURVEY

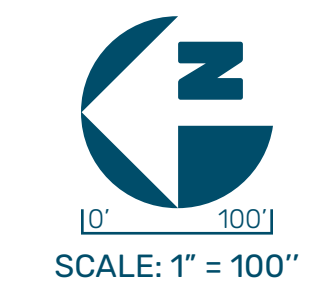


MCADAMS

PREPARED FOR:
LENAR



PROJECT HOPE (RALEIGH RESCUE MISSION)
PLANNED UNIT DEVELOPMENT
KNIGHTDALE, NORTH CAROLINA



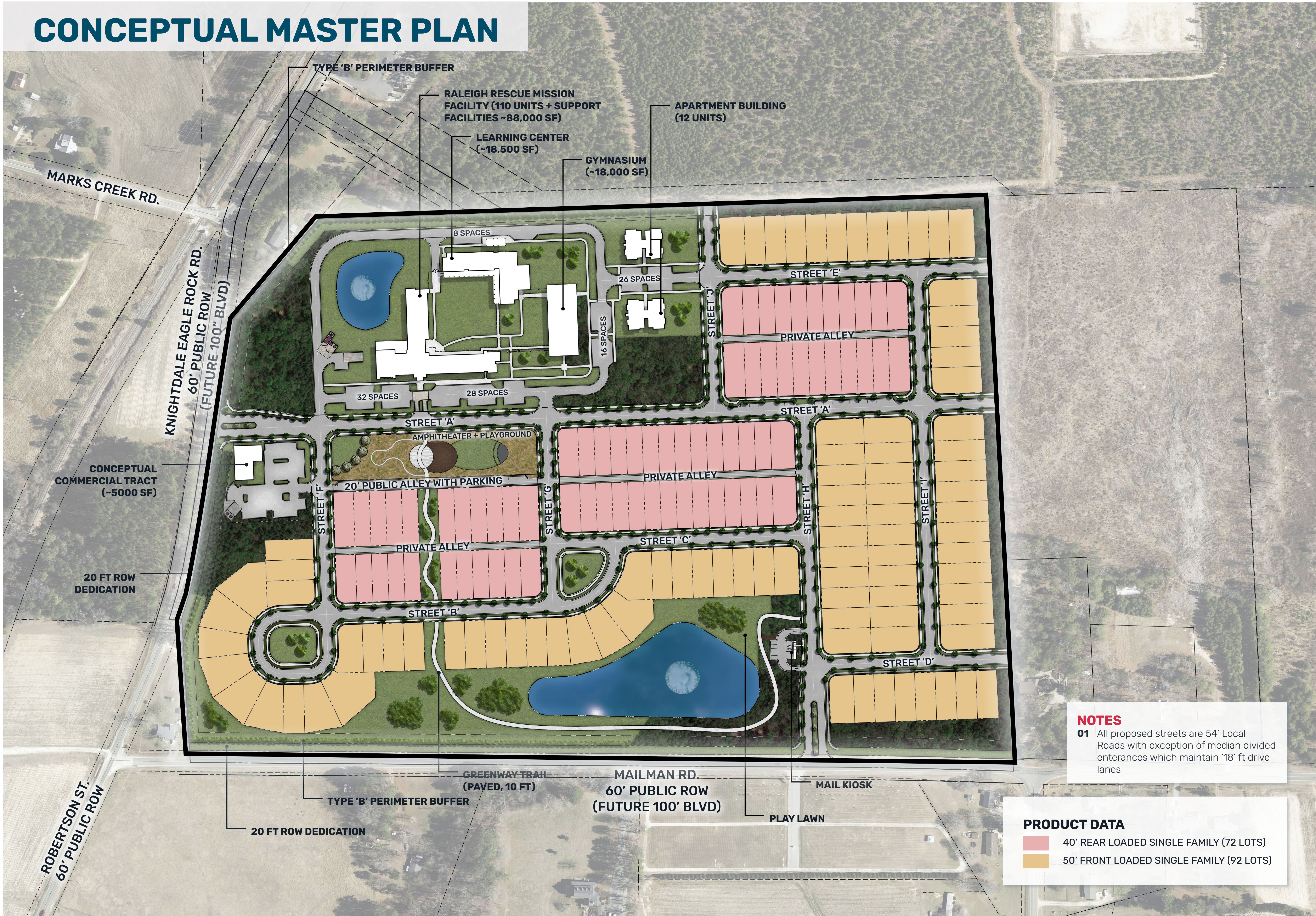
LEN21006
02.11.2022

CONCEPTUAL MASTER PLAN



MCADAMS

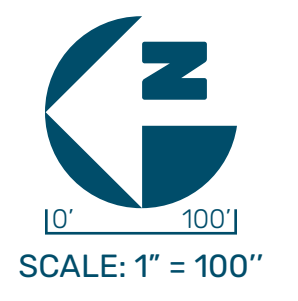
PREPARED FOR:
LENAR



NOTES
01 All proposed streets are 54' Local Roads with exception of median divided entrances which maintain '18' ft drive lanes

PRODUCT DATA
 40' REAR LOADED SINGLE FAMILY (72 LOTS)
 50' FRONT LOADED SINGLE FAMILY (92 LOTS)

PROJECT HOPE (RALEIGH RESCUE MISSION)
PLANNED UNIT DEVELOPMENT
 KNIGHTDALE, NORTH CAROLINA



LEN21006
02.11.2022